

RECEIVED
01 JUN 20 PM 14 10
CITY OF SAN ANTONIO
PLANNING DEPARTMENT
COMMUNITY DEVELOPMENT
SERVICES DIVISION

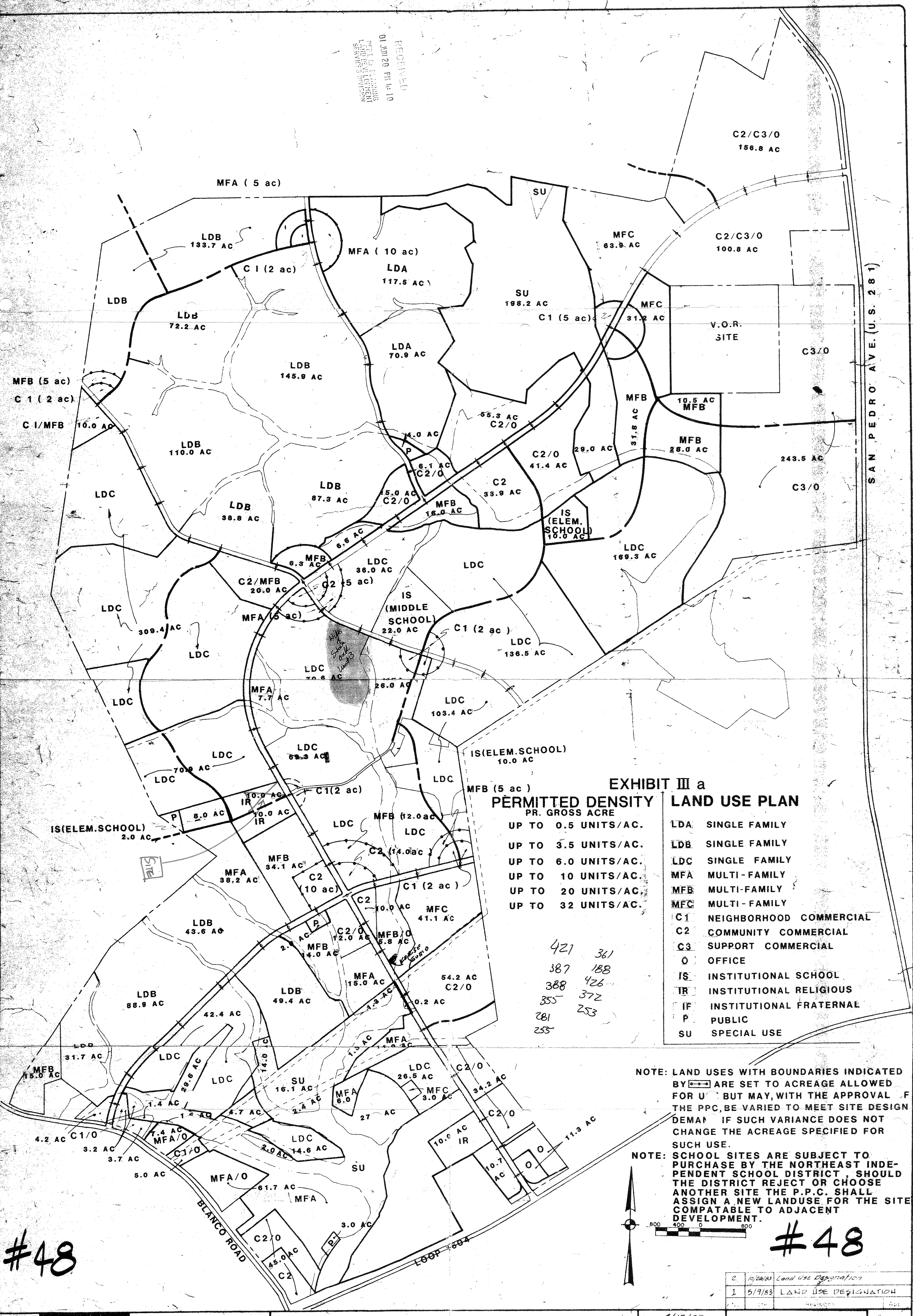


EXHIBIT III a
PERMITTED DENSITY LAND USE PLAN

PR. GROSS ACRE

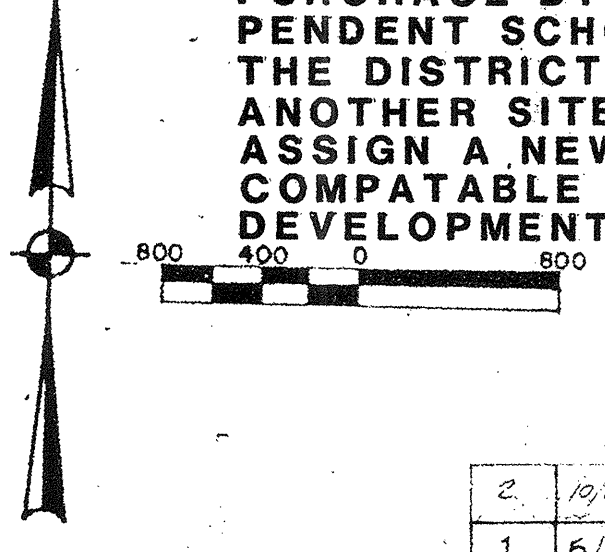
UP TO 0.5 UNITS/AC.
UP TO 3.5 UNITS/AC.
UP TO 6.0 UNITS/AC.
UP TO 10 UNITS/AC.
UP TO 20 UNITS/AC.
UP TO 32 UNITS/AC.

LDA	SINGLE FAMILY
LDB	SINGLE FAMILY
LDC	SINGLE FAMILY
MFA	MULTI-FAMILY
MFB	MULTI-FAMILY
MFC	MULTI-FAMILY
C1	NEIGHBORHOOD COMMERCIAL
C2	COMMUNITY COMMERCIAL
C3	SUPPORT COMMERCIAL
O	OFFICE
IS	INSTITUTIONAL SCHOOL
IR	INSTITUTIONAL RELIGIOUS
IF	INSTITUTIONAL FRATERNAL
P	PUBLIC
SU	SPECIAL USE

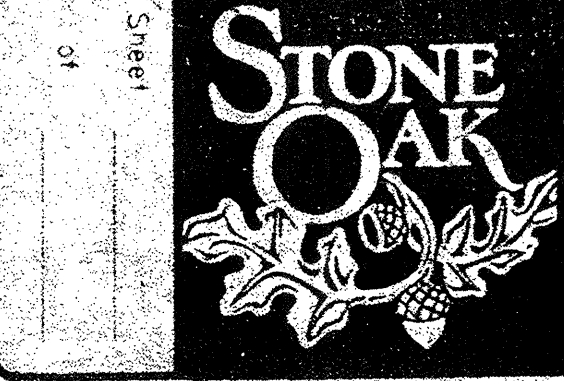
421 361
387 188
388 426
355 372
281 253
235

NOTE: LAND USES WITH BOUNDARIES INDICATED BY ARE SET TO ACREAGE ALLOWED FOR U BUT MAY, WITH THE APPROVAL OF THE PPC, BE VARIED TO MEET SITE DESIGN DEMAND IF SUCH VARIANCE DOES NOT CHANGE THE ACREAGE SPECIFIED FOR SUCH USE.

NOTE: SCHOOL SITES ARE SUBJECT TO PURCHASE BY THE NORTHEAST INDEPENDENT SCHOOL DISTRICT, SHOULD THE DISTRICT REJECT OR CHOOSE ANOTHER SITE THE P.P.C. SHALL ASSIGN A NEW LANDUSE FOR THE SITE COMPATABLE TO ADJACENT DEVELOPMENT.



#48



STONE OAK, INC.
11306 Sir Winston
San Antonio, Texas 78216

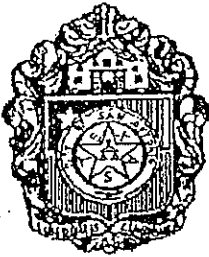
#48 LAND USE PLAN

4/15/83
H-T
J.K.
SOJV
1/11/80

**HALLENBERGER
TELFORD INC**
PLANNERS
ENGINEERS
ARCHITECTS
SAN ANTONIO, TEXAS 78216

3

VRP# 01-3-015



City of San Antonio
New
Vested Rights Permit
APPLICATION

Permit File: # VPP 01-8-015
Assigned by city staff

Date: 8-30-01

All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.

1. Owner/ Agent HENRIK PALME
2. Address: 17008 HIDDEN VIEW, TX
3. Zip: 78232 Telephone # (210) 655-4444
4. Site location or address NW INTERSECTION OF STONE OAK PARKWAY AND KNIGHTS CROSS
5. Council District 9 ETJ Over Edward's Aquifer Recharge (X) yes () no

Please complete subject of application and attach 2 sets of all applicable documents (i.e. this application, Master Development Plan (Formally POADP), P.U.D. plan, plat application, approved plat, building permit).

• **MASTER DEVELOPMENT PLAN (MDP) (Formally POADP)***

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

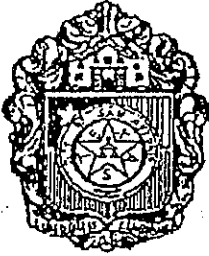
• **Plat Application**

Plat Name: KNIGHTS CROSS PARK ^{BUSINESS} Plat # 980129 Acreage: 5.574

Date submitted: 6/11/01 * Expiration Date: 12/11/02

* REVISES PLATING FEES

(Note: Plat must be approved within 18 months of application submittal date).



City of San Antonio
New
Vested Rights Permit
APPLICATION

file
orig.

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Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size _____

*Billy
Callahan*

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

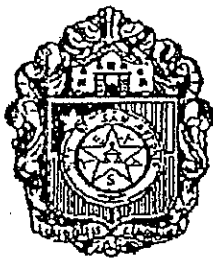
• **Plat Application**

Plat Name: BUSINESS KNIGHTS CROSS PARK Plat # 980129 Acreage: 5.574

Date submitted: 6/11/01 * Expiration Date: 12/11/02

* REVISED PLATING FEES

(Note: Plat must be approved within 18 months of application submittal date).



City of San Antonio

New

Vested Rights Permit

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• MASTER DEVELOPMENT PLAN (MDP) (Formaly POADP)*

... it right conditions within 18 months from the effective date of

TEXAS LAND ROVERS, LLC 01-00
10830 IOTA DRIVE
SAN ANTONIO, TX 78217-2606
(210) 655-4444

THE FROST NATIONAL BANK
SAN ANTONIO, TX 78296
30-9/1140

1532

8/8/2001

Pay to the
Order of

CITY OF SAN ANTONIO

\$ **145.00

One Hundred Forty-Five and 00/100

CITY OF SAN ANTONIO



memo Vested rights permit plat #980129

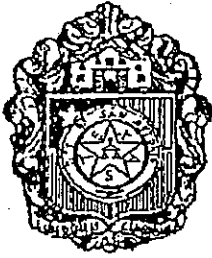
VRP# 01-8-015 001532 1140000931

61 01854341

Henrik Palme

(Note: Plat must be approved within 18 months of application submittal date).

June 9, 2001



City of San Antonio

New

Vested Rights Permit

APPLICATION

Permit File: # VRP 01-B-015
Assigned by city staff

Date: 8-30-01

All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.

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... permit right conditions within 18 months from the effective date of

TEXAS LAND ROVERS, LLC 01-00
10830 IOTA DRIVE
SAN ANTONIO, TX 78217-2606
(210) 655-4444

THE FROST NATIONAL BANK
SAN ANTONIO, TX 78296
30-9/1140

1532

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memo Vested rights permit plat #980129

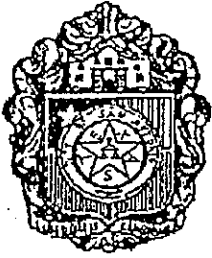
VRP# 01-B-015 001532 114000093

61 0185434

Henrik Palme

(Note: Plat must be approved within 18 months of application submittal date).

June 9, 2001



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New
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Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application** BUSINESS

Plat Name: KNIGHTS CROSS PARK Plat # 980129 Acreage: 5.574

Date submitted: 6/14/01 * Expiration Date: 12/11/02

* REVISED PLATING FEES

(Note: Plat must be approved within 18 months of application submittal date).

PLAT APPLICATION

Date Submitted: 10/17/97 Plat ID Number: 980129
Plat Name: KNIGHTS CROSS BUSINESS PARK
Owner/Agent: HENRIK FALME Phone: _____ Fax: _____
Address: 17008 HIDDEN VIEW SATX Zip code: 78232
Engineer/Surveyor: W.F. CASTELLA & ASSOCIATES Phone: 734 5351 Fax: 734 5363
Address: 1039 W. HILDEBRAND SA TX Zip code: 78201

VARIOUS

1. MAJOR PLAT ☐ AMENDING PLAT ☒ MINOR PLAT (Director plat - no variances or public hearing)
2. ☒ DIRECTOR -OR- PLANNING COMMISSION
3. Plat is associated with the development of a:
POADP: Y/N Name _____ Date Approved: _____
PUD: Y/N Name _____ Date Approved: _____
All Specific Uses Proposed: COMMERCIAL (restaurant, day care, warehouse, etc.)
4. City Council District NA DCL (#9) CTR-9 982/E7 FMB
5. Water Service: Saws ☐ Well ☒ Other Utility: (name) PEAR MET
6. Sewer Service: Saws ☐ Septic ☐ Other Utility: (name) _____
7. Linear feet of new streets: Public: NA Private: NA

PI THIS IS OVER. WITHIN OR INCLUDES THE FOLLOWING (circle specific if there is a choice)
Yes ☒ No - San Antonio City Limits ☒ Yes ☐ No - Edwards Aquifer Recharge zone
☐ Yes ☒ No - Previous/existing land fill? ☐ Yes ☒ No - Parkland, greenbelts, or open space? Flood plain?

LAND AREA BEING PLATTED

	Lots	Acres	Other NSF uses:	Acres
Single-Family (SF)				
Non-Single Family (NSF)	<u>4</u>	<u>5.574</u>		
Space & Easement				

Total Acre Sum: 5.574

FEES (*Public street dedications are not subject to fee assessment. ** (Recording fees are collected for ICL plats only.)

Major Base	<u>NA</u>	Minor Base	<u>750</u>	Amending	<u>NA</u>	Leg. Doc.	<u>NA</u>
SF Lots	<u>NA</u>	Per Lot	<u>2281</u>	Def, V.D.	<u>NA</u>	Per. Agr.	<u>NA</u>
SF Acre*	<u>NA</u>	20+ acre	<u>NA</u>	Replat PH	<u>NA</u>	Plat	<u>31</u>
Other NSF (i.e. private st./open space): <u>NA</u>						Fee SUM	<u>10092</u>

hereby certify that the above information is true and correct.

Print Name: STEVEN E. HANAN Signature: [Signature]
Date: 10/16/97 ☒ Professional Engineer ☐ Registered Professional Land Surveyor

hereby grant permission to the Director of Planning to record this plat.

Print Name: _____ Signature: _____
Date: _____ ☐ Owner ☐ Agent (Checking this requires a notarized Letter of Agent.)

Only complete, legible applications will be accepted. 1 original copy, and 5 copies must be submitted.) 1-1-96



TRANSMITTAL

911 Central Parkway N, Suite 425
San Antonio, TX 78232
Phone: (210) 494-0088
Fax: (210) 494-4525

Attention: Michael Herrera	Date: 08/14/01	Project No: 310117.011
To: COSA Planning Department 114 W. Commerce 3 rd Floor San Antonio, Tx 78283	Re: Knights Cross Business Park, Plat No. 980129 Vested Rights Permit Application	

We are sending you these items via:

COPIES	DATE	DESCRIPTION
1	06/11/01	Vested Rights Permit Application
1	08/08/01	Check # 1532 of \$145.00
1	08/13/01	Cover Letter

<input type="checkbox"/>	For approval	<input checked="" type="checkbox"/>	For your use	<input type="checkbox"/>	For review & comment
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REMARKS:

SENDER: Billy Classen

Telephone: 210-494-0088



ATTN: BILLY CALLESEN
City of San Antonio
New
Vested Rights Permit
APPLICATION

Permit File: # VRP 01-8-015
Assigned by city staff

Date: 8-30-01

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Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____

Date accepted: _____

• **Plat Application**

Plat Name: KNIGHTS C

Date submitted: 6/11/01

* REVISED 1

(Note: Plat must be approved)

June 9, 2001

Need verification of location

Site location of

Stone oak & Knights Cross

*is not reflected as street
names are not on map attached*

PLAT APPLICATION

Date Submitted: 10/17/97

Plat ID Number: 980199

Plat Name: KNIGHTS CROSS BUSINESS PARK

Owner/Agent: HENRIK PALME

Phone: _____

Fax: _____

Address: 17008 HIDDEN VIEW SATX

Zip code: 78232

Engineer/Surveyor: W.F. CASTELLA & ASSOCIATES Phone: 734 5351 Fax: 734 5363

Address: 1039 W. HILDEBRAND SA TX Zip code: 78201

VARIOUS

1. MAJOR PLAT ☐ AMENDING PLAT ☒ MINOR PLAT (Director plat - no variances or public hearing)

2. ☒ DIRECTOR -OR- PLANNING COMMISSION

3. Plat is associated with the development of a:

POADP: Y/N Name _____

Date Approved: _____

PUD: Y/N Name _____

Date Approved: _____

All Specific Uses Proposed: COMMERCIAL (restaurant, day care, warehouse, etc.)

4. City Council District NA DEL (#9) CT/CDP-9 982/ET FMB

5. Water Service: Saws ☐ Well ☒ Other Utility: (name) BEAR MET

6. Sewer Service: Saws ☒ Septic ☐ Other Utility: (name) _____

7. Linear feet of new streets: Public: NA Private: NA

PLAT IS OVER, WITHIN OR INCLUDES THE FOLLOWING (circle specific if there is a choice)

Yes ☒ No - San Antonio City Limits

Yes ☒ No - Edwards Aquifer Recharge zone

☐ Yes ☒ No - Previous/existing land fill?

☐ Yes ☒ No - Parkland, greenbelts, or open space? Flood plain?

LAND AREA BEING PLATTED

	Lots	Acres	Other NSF uses:	Acres
Single-Family (SF)				
Non-Single Family (NSF)	<u>4</u>	<u>5.574</u>		
Space & Easement				

Total Acre Sum: 5.574

FEES (*Public street dedications are not subject to fee assessment. ** (Recording fees are collected for ICL plats only.)

Major Base NA Minor Base 750

Amending NA

Leg. Doc. NA

SF Lots NA Per Lot 2281

Def, V.D. NA

Per. Agr. NA

SF Acre* NA 20+ acre NA

Replat PH NA

Plat 31

Other NSF (i.e. private st./open space): NA

Fee SUM 10092

I hereby certify that the above information is true and correct.

Print Name: STEVEN E. HAWAN

Signature: [Signature]

Date: 10/16/97

☒ Professional Engineer

☐ Registered Professional Land Surveyor

I hereby grant permission to the Director of Planning to record this plat.

Print Name: _____

Signature: _____

Date: _____

☐ Owner

☐ Agent

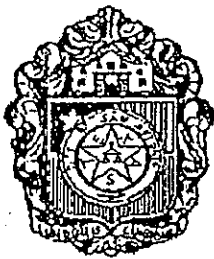
(Checking this requires a notarized Letter of Agent.)

Only complete, legible applications will be accepted, 1 original copy, and 5 copies must be submitted.) 1-1-96

Memo

To: Michael Herrera, City of San Antonio
From: Billy Classen, P.E.
CC:
Date: August 13, 2001
Re: Knights Cross Business Park no. 980129 – Vested Rights Permit Application

Please find the attached Vested Rights Permit Application for the Knights Cross Business Park. The original plat application was submitted in October 1997; subsequently the fees expired in July 1999. In June of this year, revised platting fees were paid based on the current fee schedule. This should help in processing the permit application. Please do not hesitate to contact our office should you have any questions. Thanks for your help.



City of San Antonio

New

Vested Rights Permit

APPLICATION

Permit File: # VRP 01-8-015
Assigned by city staff

Date: 8-30-01

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(210) 655-4444

THE FROST NATIONAL BANK
SAN ANTONIO, TX 78296
30-9/1140

1532

8/8/2001

Pay to the
Order of CITY OF SAN ANTONIO

\$ **145.00

One Hundred Forty-Five and 00/100*****

CITY OF SAN ANTONIO



memo Vested rights permit plat #980129

VRP# 01-8-015 001532 1140000931

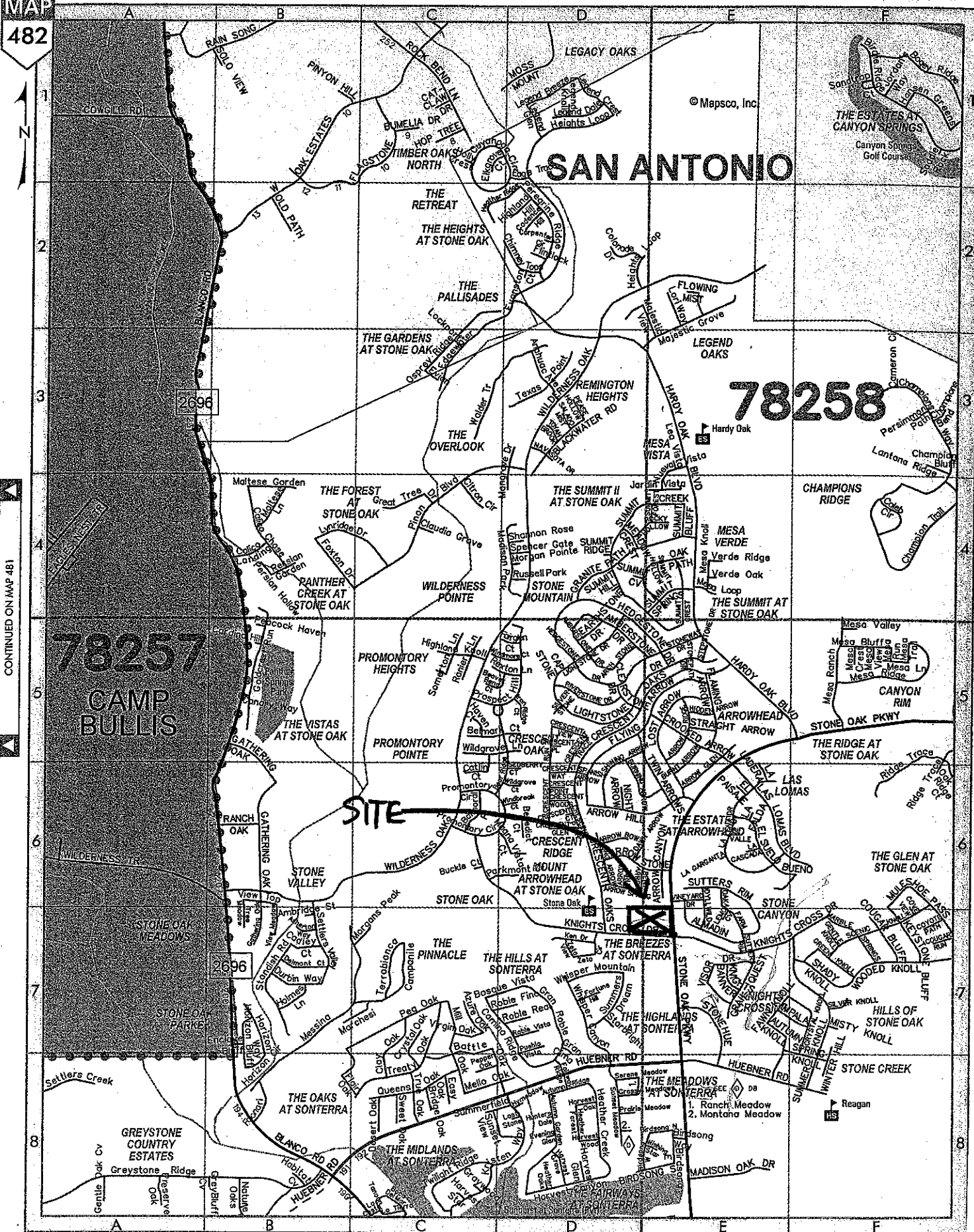
61 0185434

* REVISED 1/1/01

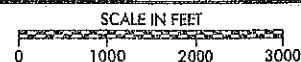
(Note: Plat must be approved within 18 months of application submittal date).

June 9, 2001

MAP
482



CONTINUED ON MAP 481



01-08-015

• Approved Plat

Plat Name: _____ Plat # _____ Acreage: _____ Approval
Date: _____ Plat recording Date: _____ Expiration Date: _____ Vol./Pg. _____

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• Others

Type of Permit: _____ Date issued: _____ Expiration Date: _____
Acreage: _____

(Note: Two maps of the area must be provided)

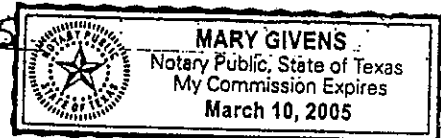
NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under § 37.02 and § 37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents are true and correct and that it is my belief the property owner is entitled to Vested Rights on the listed location.

Print name: Henrik S. Palme Signature: HENRIK S. PALME Date: 8/2/01

Sworn to and subscribed before me by on this 7th day of August 2001, to certify which witness by hand and seal of office.

Notary Public, State of Texas, My Commission expires: 3-10-2005



City of San Antonio use

☒ Approved

☐ Disapproved

Review By: _____

Date: 10/31/01

June 9, 2001

Returned for Clarification
10/19/01